

VII. STANDING COMMITTEES

B. Finance, Audit and Facilities Committee

Actions Taken Under Delegated Authority

Pursuant to the Standing Orders of the Board of Regents, Delegation of Authority, and to the delegation of authority from the President of the University to the Senior Vice President in Administrative Order No. 1, to take action for projects or contracts that exceed \$1,000,000 in value or cost but are less than \$5,000,000, the Administration may approve and execute all instruments.

REPORT OF ACTIONS TAKEN UNDER GENERAL DELEGATED AUTHORITY – CAPITAL PROJECT BUDGETS

1. UWMC 5EE 5SE Nursing Unit Renovation Project No. 203416
Actions Reported: Select Architect/Adopt Budget

On April 15, 2011, an architectural agreement was awarded to Buffalo Design, Inc., for the UWMC 5EE 5SE Nursing Unit Renovation project under their existing Master Term for Architectural Services contract. The agreement amount is \$94,509 for basic services versus a budget value of \$204,293 for design consultants. The balance of the design budget is intended for the previously completed predesign and the following consultant services: hazardous materials, testing and balancing, permit expedition, commissioning, and a testing engineer.

Buffalo Design, Inc. is a local Seattle firm established in 1986. The firm has an extensive history of successful design projects at the University of Washington Medical Center and Harborview Medical Center, including the UWMC MICC ADA toilet conversion, UWMC Cart Washer replacement, UWMC 8SE Infusion Clinic, HMC Burn Treatment Hydrotherapy Renovation, and the HMC Transfusion Support Services. They also have a broad range of successful project types at other regional hospitals.

The UWMC 5EE 5SE Nursing Unit is the first project of a phased multi project plan to improve the family wait area experience on 5EE and 5SE, renovate the clinical integration center on 5EE and 5SE, renovate observation stations on 5EE, 5NN and 5SE, create multidisciplinary spaces for teams, consolidate sleep areas, provide additional offices for staff, relocation of a staff break and locker room and improve equipment supply organization. Design is expected to be complete by the end of October 2011 with construction beginning in December, and lasting through November 2012.

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The project budget was originally established in April 2011 for \$889,783. The Construction Document phase estimate forecasted a project cost of \$1,177,000 and a budget adjustment was completed on October 17, 2011. Funding of \$1,177,000 is provided from the University of Washington Medical Center. No donor funding is being contemplated nor are any naming opportunities envisioned.

Budget Summary:	Current Approved Budget	Forecast Cost At Completion
Total Consultant Services	\$177,870	\$204,293
Total Construction Cost*	\$624,150	\$842,511
Other Costs	\$18,611	\$29,925
Project Administration	\$79,152	\$100,271
Total Project Budget	\$899,783	\$1,177,000

* Includes construction contract amount, contingencies and state sales tax.

2. Campus Wide Bike Shelters and Enclosures Project No. 203480 Action Reported: Establish Budget

On August 22, 2011, the Capital Projects Office established the budget for the Campus Wide Bike Shelters and Enclosures project. Consultant selection is in progress.

The project will develop a model to predict bicycle parking demand, provide guidance in siting and develop a prototypical design for both the shelter and enclosure that would be adaptable to various campus locations. The goal is to install 30+ shelters and 20+ enclosures campus wide by the end of 2012. The actual number of shelters and enclosures to be installed will be determined at a later date once construction costs are confirmed. Design is expected to complete by March 2012 with construction beginning in June, and lasting through December 2012.

The project budget is established at \$1,500,000. Funding of \$1,500,000 is provided by Transportation Services. No donor funding is being contemplated nor are any naming opportunities envisioned.

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Budget Summary	Current Approved Budget	Forecast Cost At Completion
Total Consultant Services	\$247,189	\$247,189
Total Construction Cost	\$1,111,644	\$1,111,644
Other Costs	\$43,993	\$43,993
Project Administration	\$97,174	\$97,174
Total Project Budget	\$1,500,000	\$1,500,000

* Includes construction contract amount, contingencies and state sales tax.

3. UW High Voltage Infrastructure Improvement Project No. 203729 Actions Reported: Select Architect/Adopt Budget

On October 7, 2011, an engineering agreement was awarded to Affiliated Engineers Inc., for the UW High Voltage Infrastructure Improvement project. In July 2011, the Capital Projects Office advertised for firms interested in providing engineering services. Seven firms responded to the Request for Qualifications for this project and four firms were interviewed on August 2, 2011: Affiliated Engineers Inc., URS, Casne Engineering and Harris Group. The agreement amount is \$393,000 for basic services versus a budget value of \$512,230 for design consultants. The balance of the design budget is intended for hazardous materials consultant and testing engineer.

Affiliated Engineers Inc. (AEI) is a firm with experience working with the UW since 1990. AEI has a history going back eighty years, with a consulting practice that has steadily grown since 1927 from one location in Madison, Wisconsin. Nationally, AEI is a firm of over 500 engineers in ten offices, with over 50 staff in the Seattle area. In addition to the many projects they have worked on here at the Seattle campus they have also worked at both medical centers, as well as on other university infrastructure upgrades.

The High Voltage Infrastructure Improvement Project will support ongoing reliability of the Seattle campus power distribution system by replacing equipment based on capacity, age, hazardous materials considerations (e.g. PCB-containing transformers), and worker-safety issues. Feeder cables, switches, transformers, and related equipment will be replaced as needed in both the primary (normal power) distribution system and the emergency power distribution

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system. Design is expected to complete by March 2012 with construction beginning in May, and lasting through April 2013.

The project budget is established at \$4,365,000. Funding of \$4,365,000 is provided from the 2011-2013 State Capital Budget. No donor funding is being contemplated nor are any naming opportunities envisioned.

Budget Summary:	Current Approved Budget	Forecast Cost At Completion
Total Consultant Services	\$512,230	\$512,230
Total Construction Cost*	\$3,321,135	\$3,321,135
Other Costs	\$220,435	\$220,435
Project Administration	\$311,200	\$311,200
Total Project Budget	\$4,365,000	\$4,365,000

* Includes construction contract amount, contingencies and state sales tax.

4. Classroom Support Services Classroom Improvements Project No. 203733 Actions Reported: Select Architect/Adopt Budget

On September 28, 2011, an architectural agreement was awarded to Hoshide Wanzer Williams Architects for the Classroom Support Services (CSS) Classroom Improvements project. In August 2011, the Capital Projects Office selected three firms: SHKS Architects, Hoshide Wanzer Williams Architects and ARC Architects via the Shared Procurement Portal and interviewed them on September 8, 2011. The agreement amount is \$127,155 for basic services versus a budget value of \$248,415 for design consultants. The balance of the design budget is intended for hazardous materials consultant, interior design and furniture consultant and audio/video (A/V) equipment design consultant.

Hoshide Wanzer Williams Architects has a long history working on projects for the University of Washington. Over the past thirteen years the firm has completed a total of 43 projects on the main campus, Magnuson Health Sciences Center, Harborview Medical Center and Friday Harbor Laboratories. Recent projects include renovations for the Department of Anesthesiology, Rehabilitation Medicine, and the Hitchcock Hall 132 Classroom.

The CSS Classroom Improvement project is a 16,000 SF remodel of 15 different classrooms, seminar rooms and auditoria across campus. These classrooms are

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located in five different buildings: Gould, Condon, Gowen, Miller and Thomson Halls. The proposed scope includes ADA barrier removal, new room finishes (paint and window coverings), new furniture, technology upgrades to existing A/V equipment and possibly new ceilings and lighting. Design is expected to be completed by January 2012 with construction beginning in April with all improvements scheduled to be completed in time for Fall Quarter 2012.

The project budget is established at \$2,597,000. Funding of \$2,597,000 is provided from the UW Undergraduate Academic Affairs Budget. No donor funding is being contemplated nor are any naming opportunities envisioned.

Budget Summary:	Current Approved Budget	Forecast Cost At Completion
Total Consultant Services	\$248,415	\$248,415
Total Construction Cost*	\$1,322,213	\$1,322,213
Other Costs	\$824,656	\$824,656
Project Administration	\$201,716	\$201,716
Total Project Budget	\$2,597,000	\$2,597,000

* Includes construction contract amount, contingencies and state sales tax.

5. School of Medicine Magnuson Health Sciences F Wing Third Floor Office Remodel - Project No. 203788 Actions Reported: Select Architect and Establish Budget

On October 26, 2011, an architectural agreement was awarded to Perkins+Will for the Magnuson Health Sciences F Wing Third Floor Office Remodel project under their existing Master Term Agreement. The agreement amount is \$256,355 for basic services versus a budget value of \$480,060. The balance of the design budget is intended for hazardous materials consultant, audio video/electronic consultant, acoustical consultant, and interior furnishings consultant.

Perkins+Will is the 30+ employee Seattle office of a national recognized planning, architecture and interior design firm, with over 1,000 total employees. Founded in 1935, the national firm has developed particular experience in the design and construction of Higher Education Projects. Perkins+Will has experience at the University of Washington, having completed the design and Master Use Permit for the Education Outreach Building and Visitor Center, as well as the design work associated with HUB Renovation. The firm's national

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experience includes planning and design of over thirty College and University Student Centers totaling over 4,000,000 square feet.

This project will convert a series of vacant labs and various storage spaces on the third floor of the Magnuson Health Sciences Center F-Wing into new offices and conference rooms for the School of Public Health and the School of Medicine. Approximately 6,600 SF will be included in the remodel. Initial work for the consultant team will include refining the program as currently envisioned by the clients and validating construction costs. Design is expected to complete by June 2012 with construction beginning in August, and lasting through February 2013.

The project budget is established at \$3,300,000. Funding of \$2,900,000 is provided from the School of Medicine, \$400,000 is funded by the School of Public Health. No donor funding is being contemplated nor are any naming opportunities envisioned.

Budget Summary	Current Approved Budget	Forecast Cost At Completion
Total Consultant Services	\$480,060	\$480,060
Total Construction Cost*	\$2,498,701	\$2,498,701
Other Costs	\$85,674	\$85,674
Project Administration	\$235,565	\$235,565
Total Project Budget	\$3,300,000	\$3,300,000

* Includes construction contract amount, contingencies and state sales tax.

REPORT OF ACTIONS TAKEN UNDER **SPECIFIC** DELEGATED AUTHORITY – CAPITAL PROJECT BUDGETS

1. Ethnic Cultural Center Expansion, Project No. 201725
Action Reported: Award Construction Contract

In July 2009, the Board of Regents approved delegation of authority to the President to award a construction contract for the Ethnic Cultural Center Expansion project, subject to the scope, budget, and funding remaining within 10% of the established budget. On September 19, 2011, under Specific Delegated Authority, the Capital Projects Office awarded a construction contract to Andersen Construction Company of Seattle, Washington, in the amount of

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\$8,619,000 for the Ethnic Cultural Center (ECC) Expansion, Project No. 201725. Seven bids were received for this project; the highest bid was \$9,696,400. The budgeted construction cost was \$8,600,000.

Andersen Construction is a general contractor that has recently successfully completed the Department of Otolaryngology Lobby Expansion for the University of Washington Medical Center. They are also currently working on the School of Nursing Administration Renovation and the South Campus Center Public Spaces projects. Andersen has been in business since 1950 and was the general contractor for the Safeco Tower (UW Tower).

This project will demolish the existing facility and construct a three-story building and half basement of approximately 28,000 square feet to address the need for additional student organization spaces, conference and meeting rooms, support spaces, computer room, performing arts practice room, and administrative space to meet current demand and reasonable future growth. The murals that were painted on the walls of the original building have been preserved and will be reinstalled in the new ECC. Site improvements will seek to create landscape open space and landscape buffers to adjacent University facilities and public right of ways.

The ECC program is temporarily located in Condon Hall during the construction phase. Construction of the new facility began on October 3, 2011. Construction is scheduled to be complete in November 2012 for occupancy at the start of Winter Quarter 2013.

The approved project budget is \$15,500,000 (does not include capitalized interest or cost of issuance). Funding for the project is from the following sources:

Internal Lending Program – Student Fees	\$14,550,000
Existing Bond Proceeds	<u>\$ 950,000</u>
	\$15,500,000

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Budget Summary	Current Approved Budget	Forecast Cost at Completion
Total Consultant Services	\$ 1,842,733	\$2,308,722
Total Construction Cost *	\$12,232,950	\$11,648,621
Other Costs	\$724,055	\$811,046
Project Administration	\$700,262	\$679,841
Total Project Budget	\$15,500,000	\$15,448,230

* Includes construction contract amount, contingencies and state sales tax

REPORT OF ACTIONS TAKEN UNDER GENERAL DELEGATED AUTHORITY – ACQUISITION OF GOODS AND SERVICES

1. APEX Profiling Floats
Action Reported: Purchase of 91 Profiling Floats

Under delegated authority, the Director of Purchasing Services, or his designee, has issued a sole source purchase order to Teledyne for a quantity of 91 APEX Profiling Floats of various configurations, for the Oceanography Department.

The value of this order will be \$1,385,285 (tax exempt), including \$45,000 for shipping. Of the 91 floats, 30 have a 5% discount (\$21,600 savings) and 30 have a 6% discount (\$32,100 savings) for a total savings of \$53,700.